

Thurston Groves HOA Meeting May 6th 2014

Attendees: Aaron Sheets, Jim Kieffer, Rich Canter, Dave Srerrazza, Janet Dent

- *Call to order: 7:04pm*
- *Established quorum*
- *Prior meeting minutes approved*
- *Manager's Meeting*
 - *Budget review*
 - *95K+ in reserves*
 - *Delinquencies around \$45*
 - *Sub Contractors*
 - *Perspective to resolve light issues*
 - *Landscaping*
 - *Concerns with Ridge Road*
 - *Feedback was given*
- *Violations*
 - *Many have been sent out*
 - *Some understood, some didn't*
 - *Concern raised by tenant that all violations need to be approved by the board prior to be sent out.*
 - *Leland no longer sending out violation letters until there is clarity*

Recycling Containers

- *Concern by tenant about being left out*
- *Driveways*
 - *Concern by tenant about driveways not pressure washing*
- *Wall*
- *Painting*
 - *Board voted to paint the wall next year*
- *Enforcement*
 - *Table the topic*
- *Advertising on Website*
 - *Agreed not to allow this*

- *Prevent solicitation*
 - *Not possible w/o a gate*
- *Ridge Road Fence*
 - *Will paint the fence*
 - *Will consider ivy at a later date*
- *Street Signs*
 - *Need painting*
- *Poor grass coverage on Ridge Road*
 - *Will mulch this area*
- *Actions*
 - *Violation Topic*
 - *No letters until process is clear and communicated to Leland*
 - *Send out email reminding people the day recycling containers should go out and not to leave them out in view*
- *Wall Paint/Washing:*
 - *Leland to begin working on quotes for this work to occur next year*
- *Solicitation*
 - *Mail to community requesting email address/text so you can be notified of active solicitation*
 - *Add Sheriff's phone # to Website*
- *Purchase locks for gates & improve access on Ridge road*
- *Leland to get bids to paint fence on Ridge Road & on 102nd (small sections)*
- *Leland to get bids to improve the gates on Ridge Road*
- *Leland to check with city to see who is responsible for painting signs/lamp posts*
- *Leland to get quote to mulch area on Ridge area*